

Chapter 19.32 R-2-6.5, R-2-8, R-2-10 MEDIUM DENSITY RESIDENTIAL ZONES

19.32.050 Yards.

A. Dwellings: The minimum yard requirements for a private garage or single or two-family dwelling unit are as follows:

Zone	Minimum Front Yard	Minimum Side Yard (Interior)	Minimum Side Yard (Facing a public street)	Minimum Rear Yard
R-2-6.5	25 feet	8 feet, however, no side yard setback is required from the property line dividing two units of a two family dwelling subdivided under 19.32.090	20 feet	With garage: 15 feet Without garage: 30 feet
R-2-8, R-2-10	30 feet	Same as above		Same as above

B. Accessory Buildings: The minimum yard requirements for an accessory building, which may include a private garage that does not meet the setback requirements listed in subsection A above, are as follows:

Zone	Minimum Front Yard	Minimum Side Yard (Interior)	Minimum Side Yard (Facing a public street)	Minimum Rear Yard
R-2-6.5, R-2-8, R-2-10	Must be in the rear yard and 6 feet away from the dwelling	1 foot	20 feet	1 foot, except lots which rear upon the side yard of an adjacent lot, in which case the minimum setback shall be 10 feet from the adjoining side yard.

(Ord. 1539 § 6, (part), 2004; Ord. 1336 § 3, 1996; Ord. 1291 § 2 (part), 1995)